

# EVANS DOCK

## LEGAL DISCRPTION

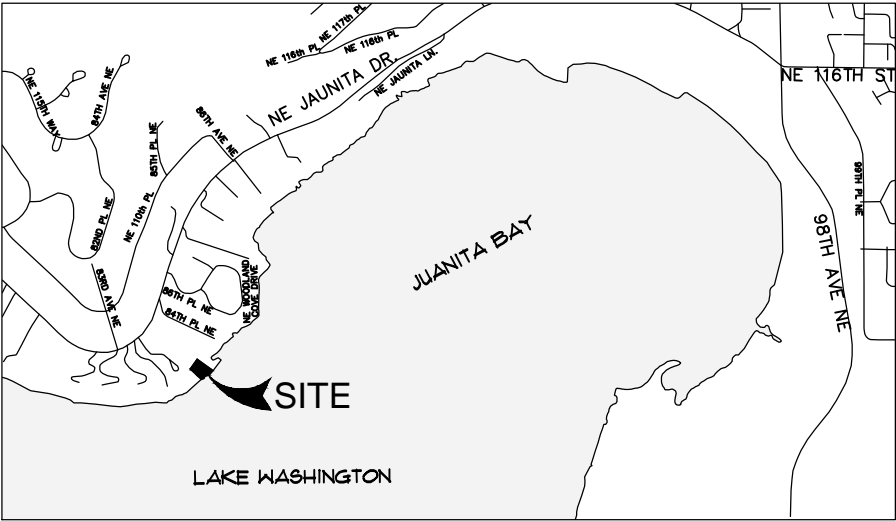
RECORDING NUMBER: 2010110500761

LOT C: TRACT 40 OF PLAT OF JUANITA POINT, A RESIDENCE PARK, RECORDED IN VOLUME 25 OF PLATS, PAGE 27, RECORDS OF KING COUNTY, WASHINGTON;

EXCEPT THAT PORTION DESCRIBES AS FOLLOWS:

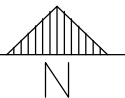
BEGINNING AT THE MOST NORTHERLY CORNER THEREOF; THENCE SOUTH 56°37'47" EAST ALONG THE NORTHEASTERLY LINE OF SAID TRACT, 358.00; THENCE SOUTH 37°36'25" WEST 117.84 FEET TO THE SOUTHWESTERLY LINE OF SAID TRACT; THENCE NORTH 48°09'22" WEST ALONG SAID SOUTHWESTERLY LINE, 358.00 FEET TO THE SOUTHEASTERLY MARGIN OF JUANITA DRIVE; THENCE NORTHERLY ALONG SAID MARGIN, ON A CURVE TO THE LEFT, THE CENTER OF WHICH BEARS NORTH 48°09'22" WEST 439.51 FEET, THROUGH A CENTRAL ANGLE OF 08°28'25", AN ARC DISTANCE OF 65.00 FEET TO THE POINT OF BEGINNING.

(ALSO KNOWN AS LOT C OF THE POLIAK TESTAMENTARY SUBDIVISION RECORDED UNDER RECORDING NO. 20071001001233.)

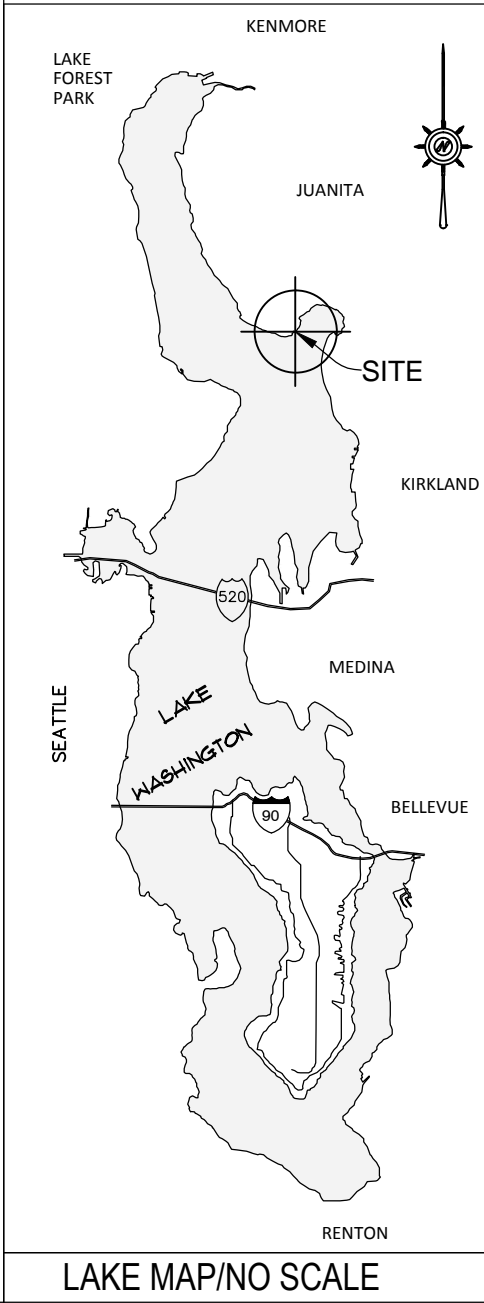


### VICINITY MAP

NOT TO SCALE



1/4 SEC: NW-31-26-5  
LAT: 47° 41' 52.1880"  
LONG: -122° 13' 39.3240"  
DECIMAL CONVERSION:  
LAT: 47.4769783  
LONG: -122.22759



**PROPOSED:** CONSTRUCT A DOCK. REMOVE A PORTION OF THE BULKHEAD AND CREATE A MORE NATURAL BEACH.

**PURPOSE:** TO CREATE MOORAGE.

**APPLICANT:** EVANS, DALLAS

**SITE ADD:** 8331 JUANITA DR NE  
KIRKLAND, WA 98034

**MAIL ADD:** SAME AS ABOVE

**ADJACENT PROPERTY OWNERS:**

1.) MCCrackEN, ANNIE L  
8339 JUANITA DR NE  
KIRKLAND, WA 98034

2.) OSBORN, SIMEON J  
8321 NE JAUNITA DR  
KIRKLAND, WA 98034

**LOCAL JURISDICTION:**  
THE CITY OF KIRKLAND

## SPECIAL EXCEPTIONS - SCHEDULE B

### ITEM 9

EASEMENT, INCLUDING TERMS AND PROVISIONS CONTAINED THEREIN:

RECORDING INFORMATION: 7103120308

IN FAVOR OF: NORTHEAST LAKE WASHINGTON SEWER DISTRICT, A MUNICIPAL CORPORATION  
FOR: SANITARY SEWER  
"NOT PLOTTED--AS CONSTRUCTED"

### ITEM 10

EASEMENT, INCLUDING TERMS AND PROVISIONS CONTAINED THEREIN:

RECORDING INFORMATION: 8010210561

IN FAVOR OF: NORTHEAST LAKE WASHINGTON SEWER DISTRICT, A MUNICIPAL CORPORATION  
FOR: SANITARY SEWERS  
"PLOTTED"

### SHEET INDEX:

1. COVER PAGE, LEGAL DESCRIPTION
2. EXISTING SITE PLAN, EXISTING PLAN VIEW
3. PROPOSED PLAN VIEW, PROPOSED TOP VIEW, SECTION DETAIL
4. PROPOSED ELEVATION, PROPOSED FRAMING PLAN, CONSTRUCTION DETAILS
5. MITIGATION PLAN VIEW, BEACH PLAN VIEW
6. BEACH SECTION, BEACH DETAILS

LAKE MAP/NO SCALE

PAGE 1 of 6



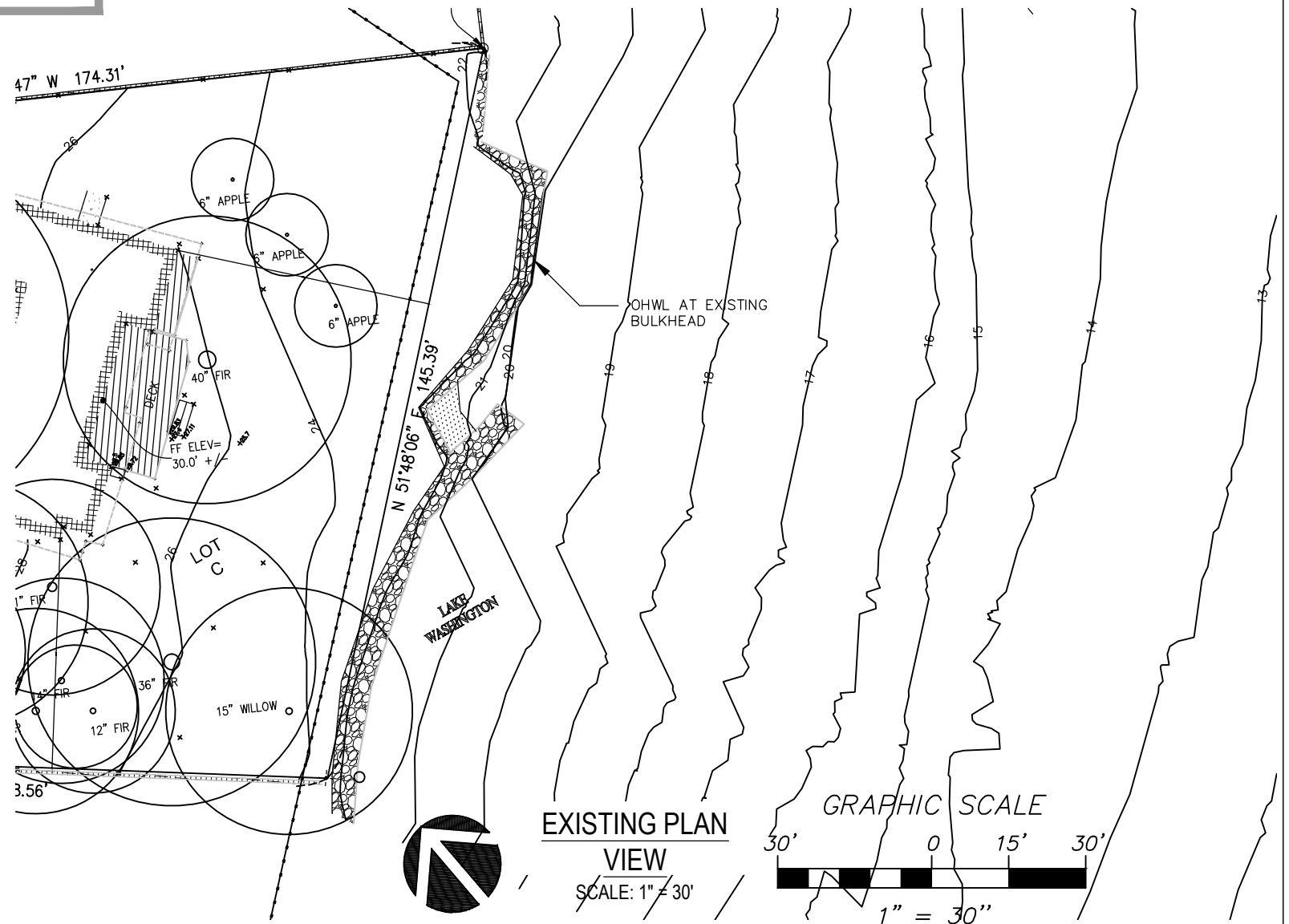
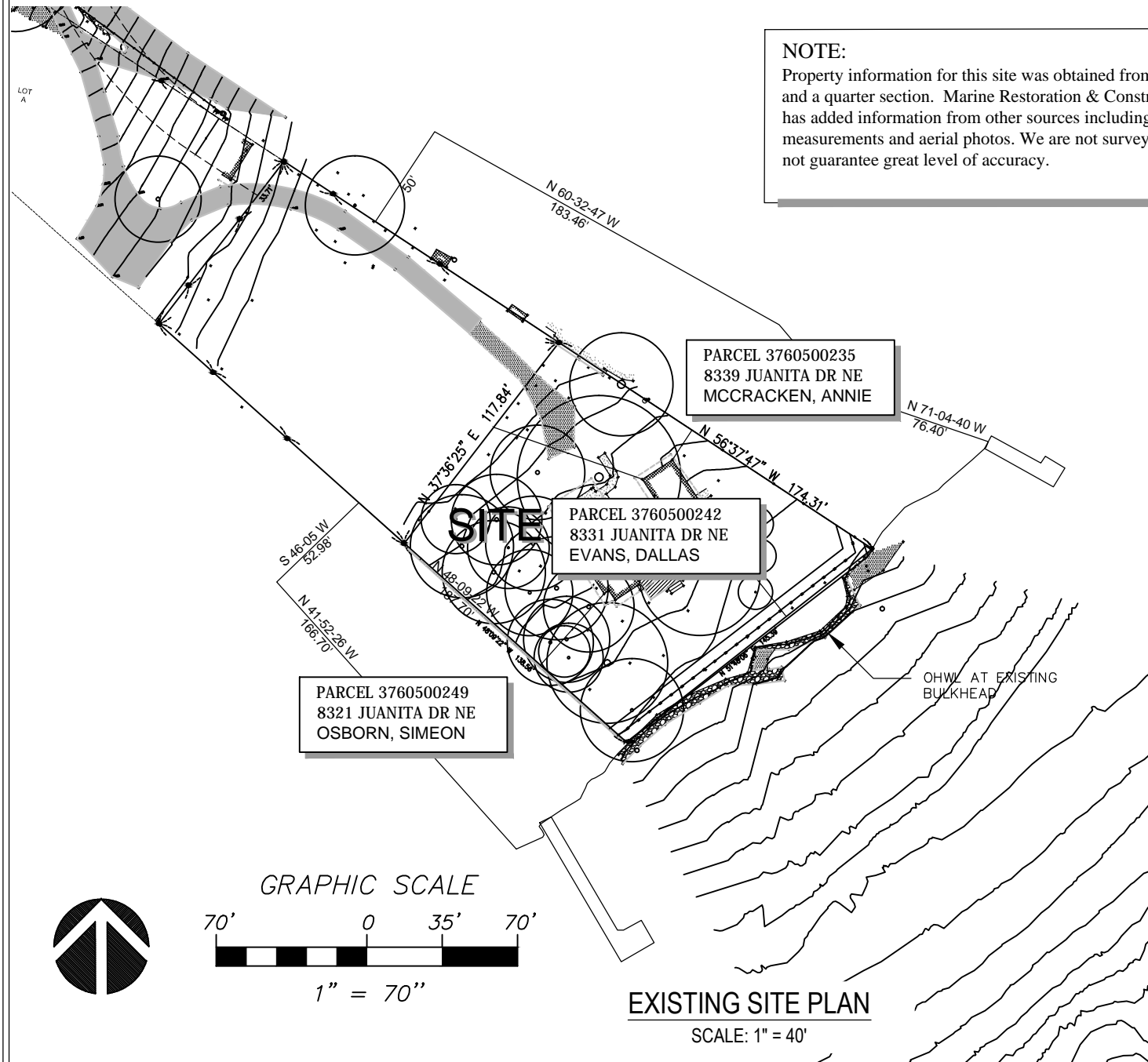
P.O. BOX 884 Kirkland, WA 98083-0884  
FAX: (425) 576-8669

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PHONE: (425) 576-8661

E-MAIL: INFO@MARINELLC.COM

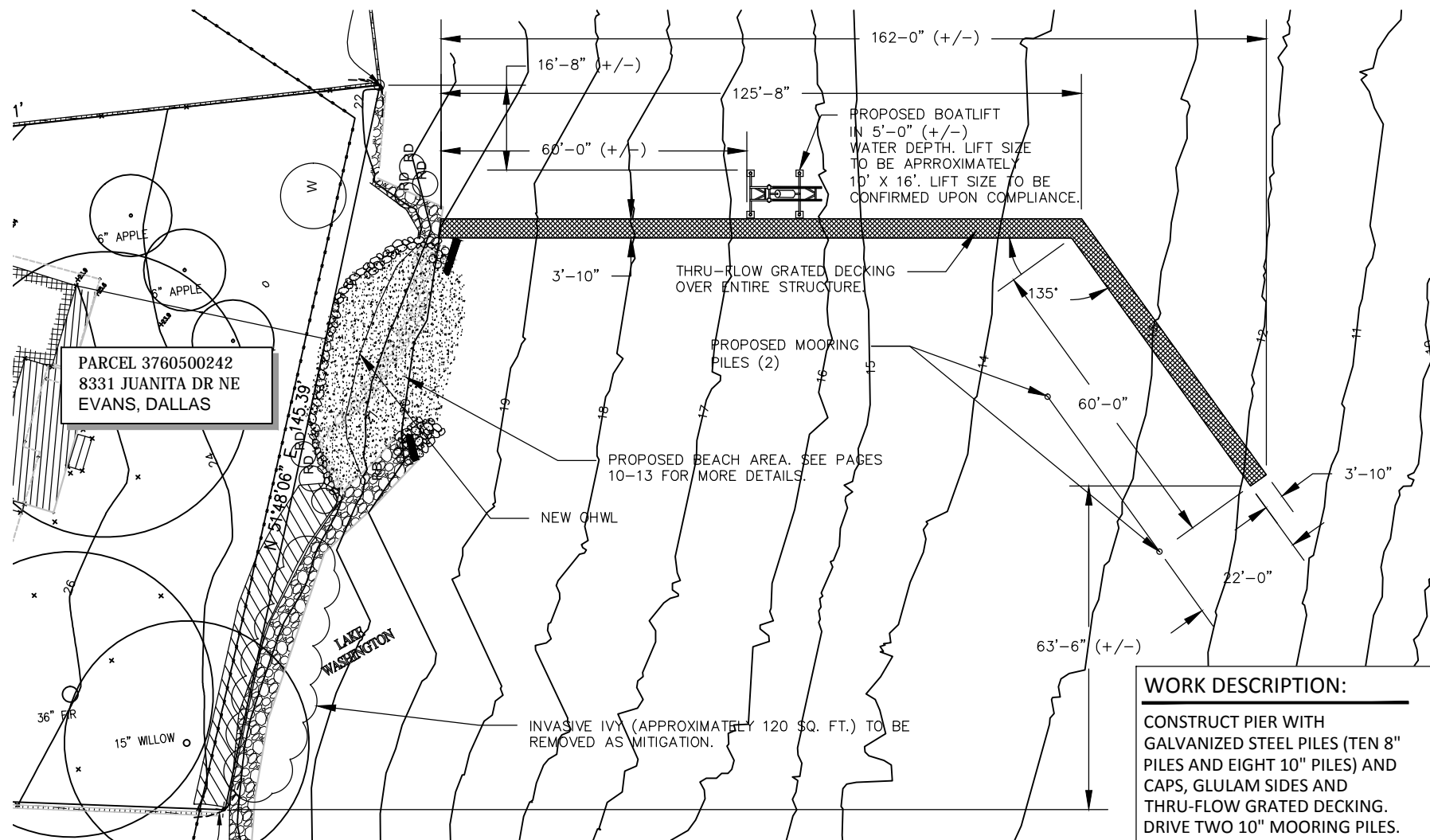
**NOTE:**  
 Property information for this site was obtained from a survey and a quarter section. Marine Restoration & Construction LLC has added information from other sources including field measurements and aerial photos. We are not surveyors and can not guarantee great level of accuracy.



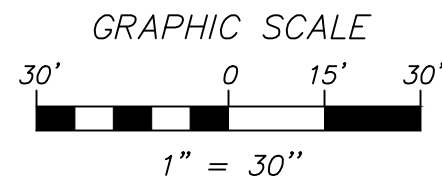
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 E-MAIL: [INFO@MARINELLC.COM](mailto:INFO@MARINELLC.COM)



**PROPOSED PLAN VIEW**  
SCALE: 1" = 30'



**WORK DESCRIPTION:**

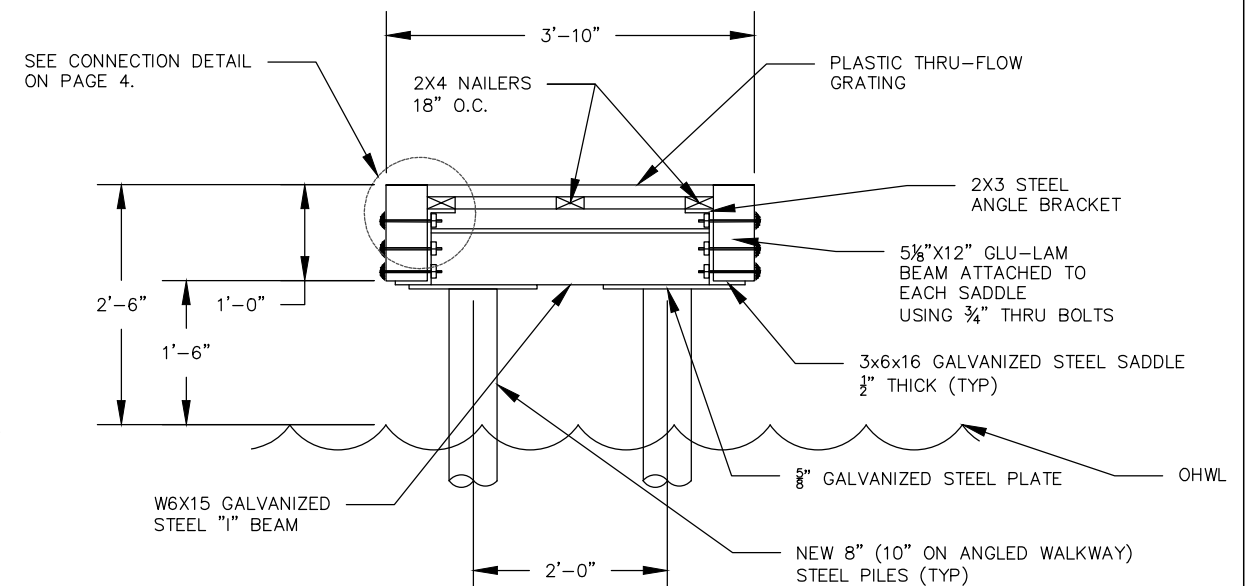
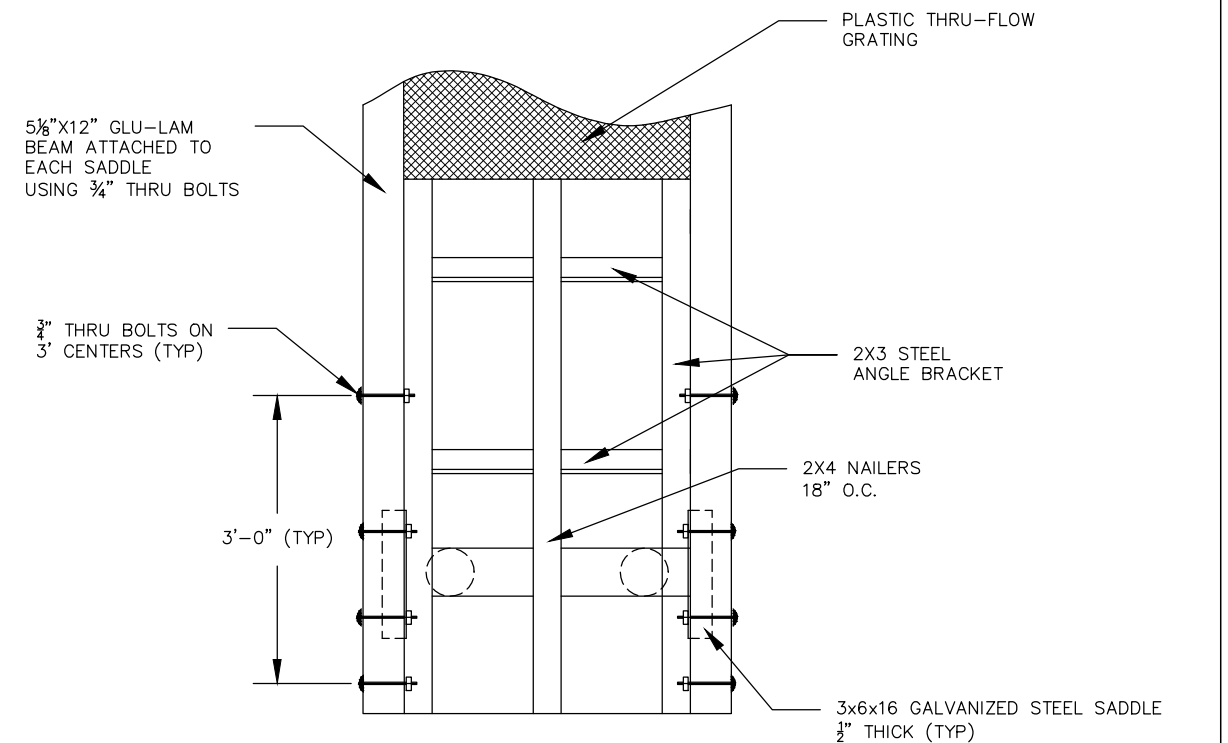
CONSTRUCT PIER WITH GALVANIZED STEEL PILES (TEN 8" PILES AND EIGHT 10" PILES) AND CAPS, GLULAM SIDES AND THRU-FLOW GRATED DECKING. DRIVE TWO 10" MOORING PILES. REMOVE A PORTION OF THE EXISTING BULKHEAD AND CONSTRUCT A MORE NATURAL BEACH. INSTALL A BOATLIFT.

**NOTE:**

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**PROPOSED TOP VIEW**

SCALE: 1/2" = 1'-0"



**PROPOSED SECTION DETAIL**

SCALE: 1/2" = 1'-0"



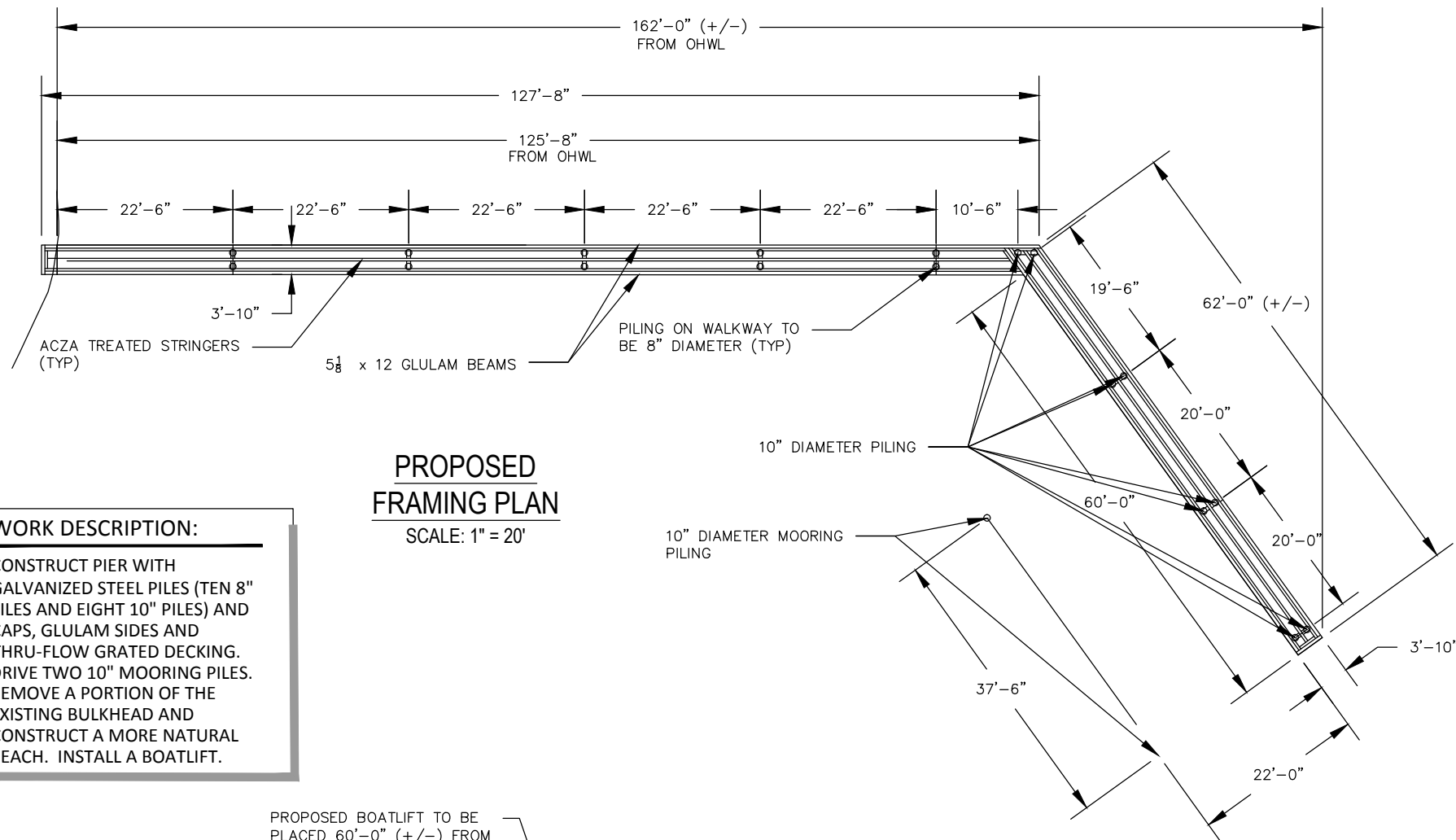
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PHONE: (425) 576-8661

E-MAIL: INFO@MARINELLC.COM

PLOT DATE: 22 July 2015

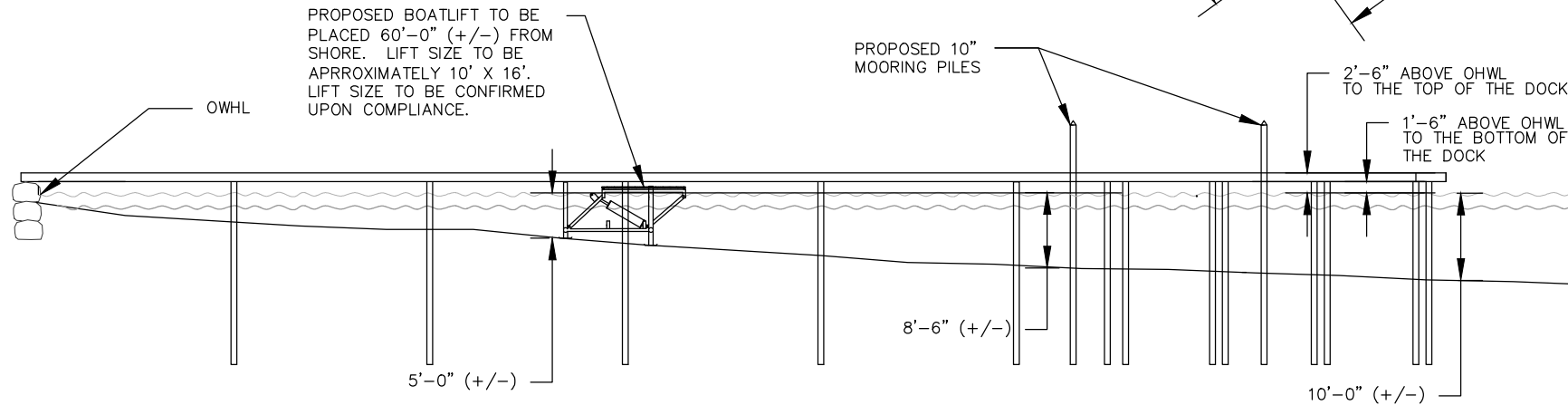


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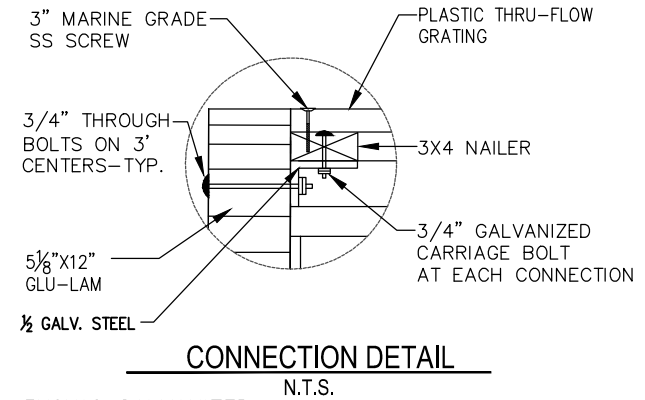
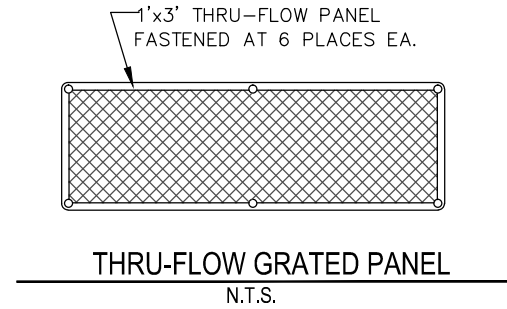
**PROPOSED FRAMING PLAN**

SCALE: 1" = 20'

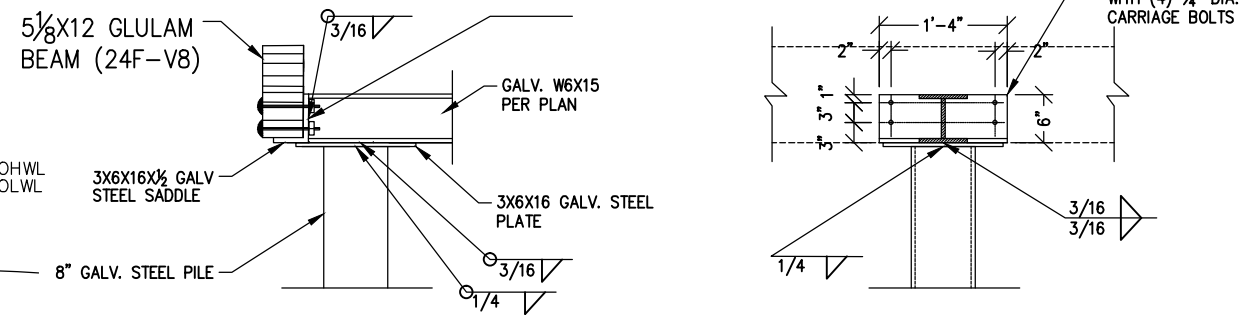


**PROPOSED ELEVATION VIEW**

SCALE: 1" = 20'



3X6X16 GALVANIZED STEEL SADDLE 1/2" THICK (TYP.)



**CONNECTION DETAIL**

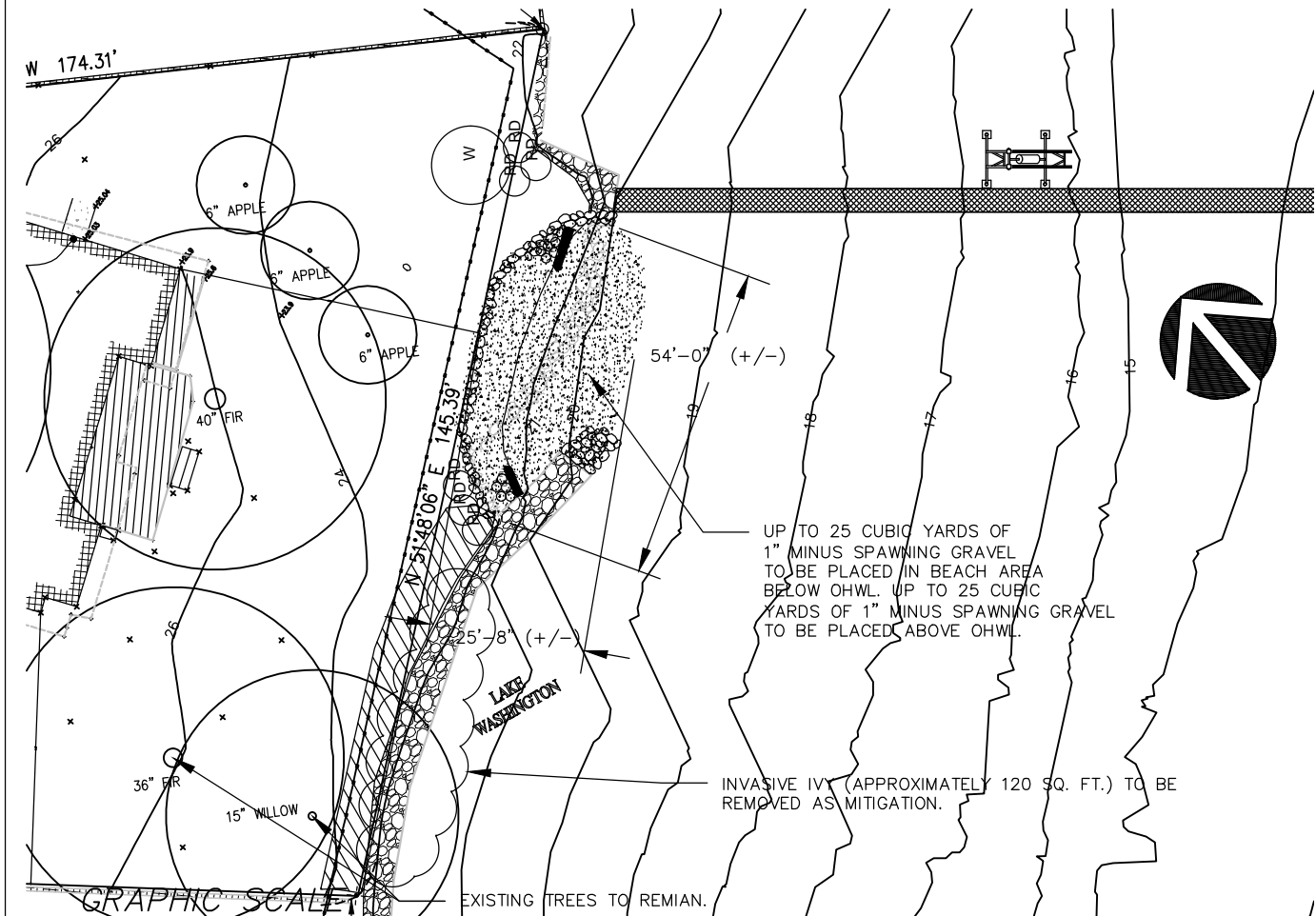
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MITIGATION PLAN VIEW

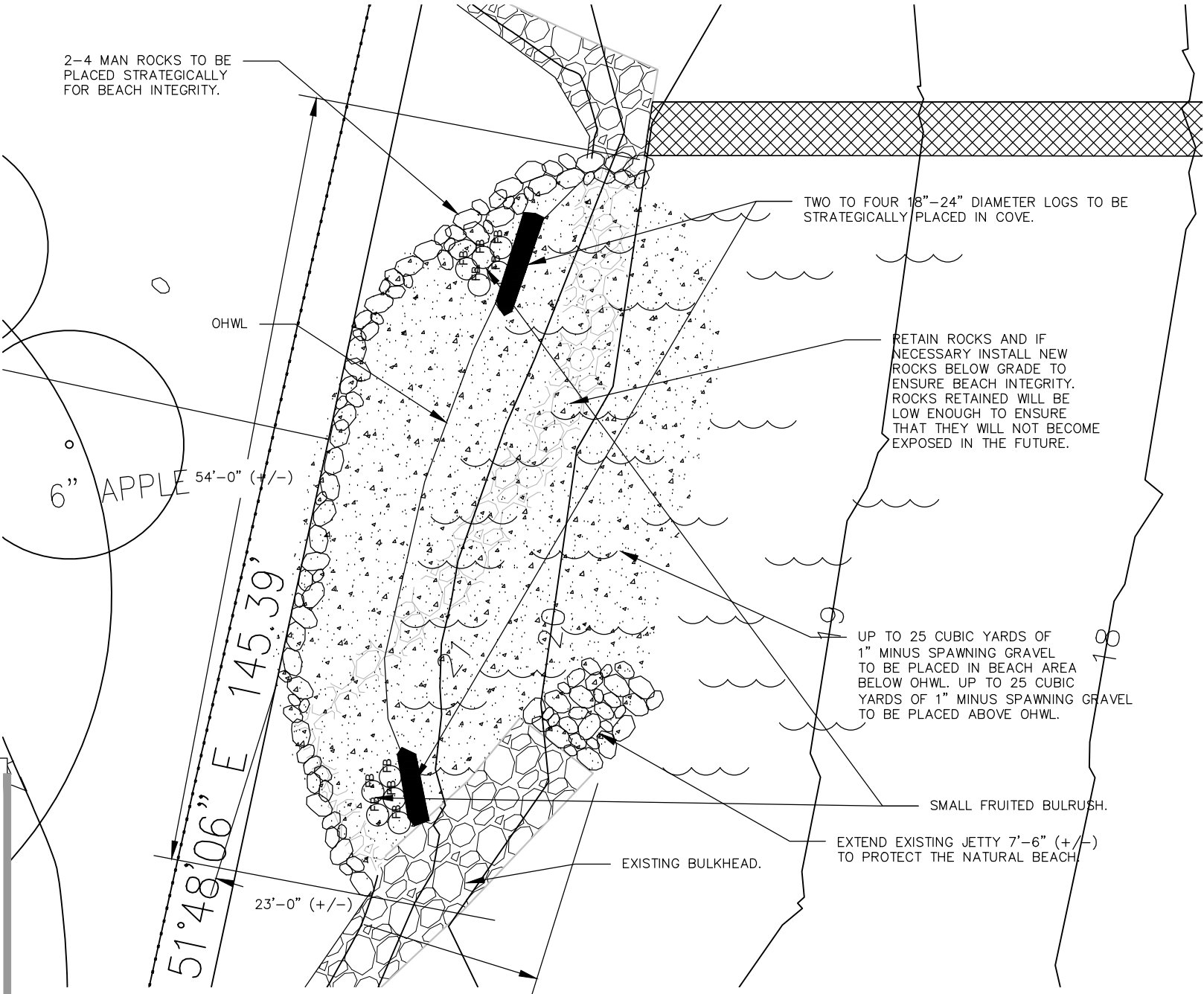
SCALE: 1" = 30'

PLANT LEGEND:

PLANT NAME:	SYMBOL:	SIZE:	QTY/SPACING:
1. CORNUS NUTTALII RED OSIER DOGWOOD	(RD)	2 GAL.	6
2. UVA-URSI KINNIKINNICK	(Hatched)	1 GAL.	18" O.C.
3. SCIRPUS MICROCARPUS SMALL FRUITED BULRUSH	(FB)	PLUGS	10
4. SALIX LASTIANDRA PACIFIC WILLOW	(W)	5 GAL.	1
<b>EXISTING TREES OF NOTE:</b>			
1. EXISTING WILLOW TREE	(o)	15" Ø	1
2. EXISTING FIR TREES (2)	(⊙)	36" & 40" Ø	1

**NOTE:**

THE EXISTING 15" DIAMETER WILLOW TREE OVERHANGS MUCH OF THE SOUTHERN SHORELINE. ONLY KINNIKINNICK IS PROPOSED TO BE PLANTED ALONG THIS SECTION OF THE SHORELINE IN ORDER TO PROTECT THE WILLOW TREE.



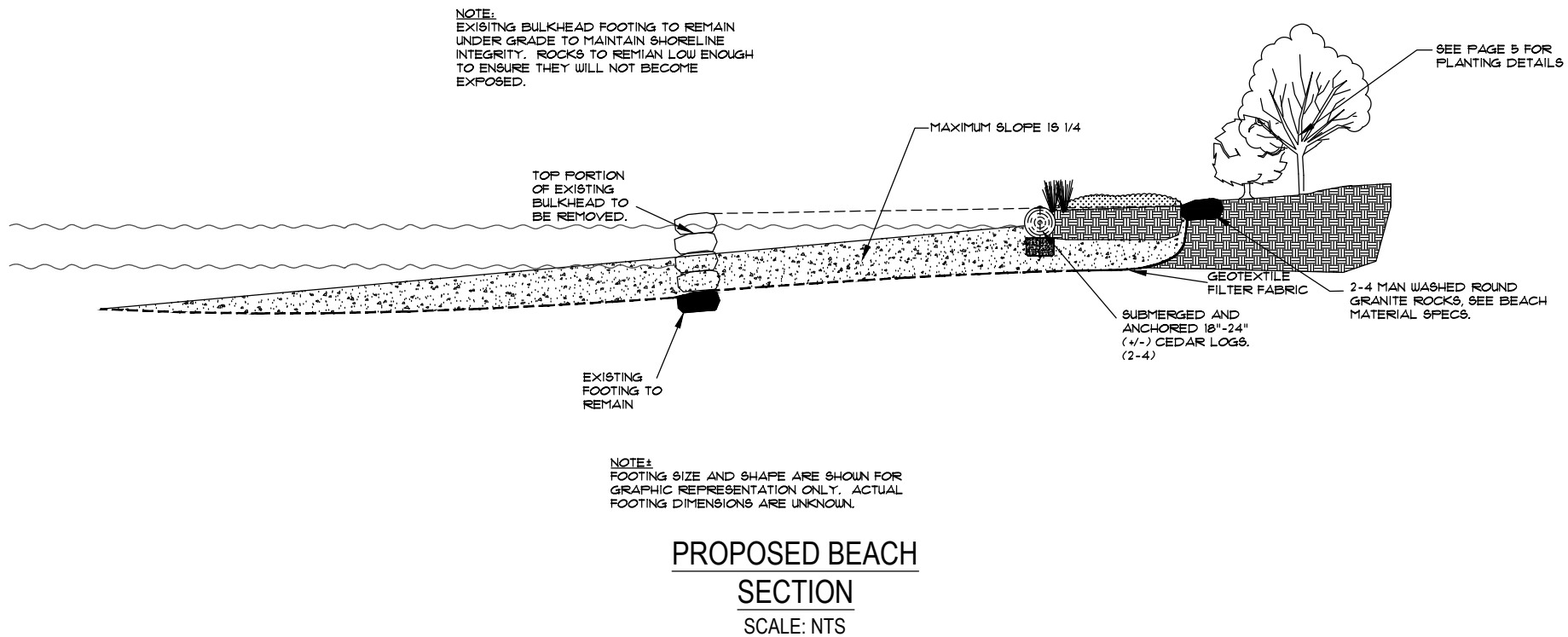
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## EVANS BEACH DETAILS

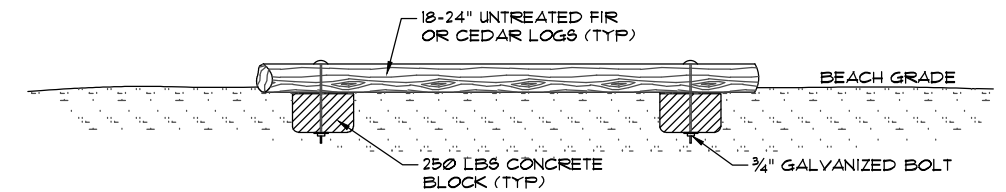
### SPECIFICATIONS:

**ROCKS:** ROCKS WILL BE 2-4 MAN HAND SELECTED ROUND WASHED GRANITE. EXACT LOCATION OF ROCKS IN BEACH TO BE DETERMINED UPON INSTALLATION. APPROXIMATE LOCATION SHOWN.

**BEACH MATERIAL:** APPROX. 50 CUBIC YARDS TOTAL. MAXIMUM OF 25 CUBIC YARDS OF 1" MINUS SPAWNING GRAVEL TO BE PLACED WATERWARD OF THE ORDINARY HIGH WATER MARK, AND UP TO 25 CUBIC YARDS OF 1" MINUS SPAWNING GRAVEL IS TO BE PLACED IN FRONT OF EXISTING BULKHEAD ABOVE THE ORDINARY HIGH WATER MARK.

**SILT PREVENTION.** A SILT CURTAIN WILL BE PLACED IN THE WORK AREA ON WATER SIDE OF THE EXISTING BULKHEAD THE ENTIRE TIME TH BEACH IS BEING CONSTRUCTED AND DURING PLACEMENT OF BEACH GRAVEL AND ROCKS.

**BEACH LOGS:** QUANTITY APPROX 2-4  
UNTREATED CEDAR  
18-24" (+/-) DIAMETER APPROX. 4' - 8' LONG  
ANCHORING: APPROX. 250 LB BLOCKS OF CONCRETE TO BE BOLTED TO BOTTOM OF LOGS WITH 3/4" GALVANIZED THRU BOLTS. CONCRETE IS BURIED BELOW GRADE.



### CONSTRUCTION SEQUENCE

1. MOBILIZE EQUIPMENT TO SITE.
2. ERECT EROSION CONTROL
3. ERECT SITE PROTECTION
4. EXCAVATE BULKHEAD
5. PLACE FILTER FABRIC
6. SET GRANITE ROCKS, LOGS, AND GRAVEL FOR BEACH
7. EXCAVATE AND REMOVE EXISTING BULKHEAD
8. IMPORT AND PLACE GRAVEL
9. FINAL GRADING
10. PLANT VEGETATION
11. REMOVE SILT CURTAIN AND EROSION CONTROL



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## BASIS OF BEARINGS

PER RECORD OF SURVEY BOOK 28/ PAGE 284, THE  
NORTHEASTERLY LINE OF THRACHT 40 BEARS N56°37'47"W  
BETWEEN FOUND REBAR AND CAPS AND POINTS "A" AND "B".

## REFERENCES

1. JUANITA POINT, A RESIDENCE PARK, RECORDED IN VOLUME 25 OF PLATS, PAGE 27, RECORDS OF KING COUNTY, WASHINGTON
2. POLIAK TESTAMENTARY SUBDIVISION, RECORDED UNDER RECORDING NUMBER 20071001001233
3. RECORD OF SURVEY, BOOK 28, PAGE 284, RECORDS OF KING COUNTY WASHINGTON

## VERTICAL DATUM

UNITED STATES ARMY CORPS OF ENGINEERS VERTICAL DATUM  
SPECIFIC TO THE LAKE WASHINGTON SHIP CANAL PROJECT

## SURVEYOR'S NOTES

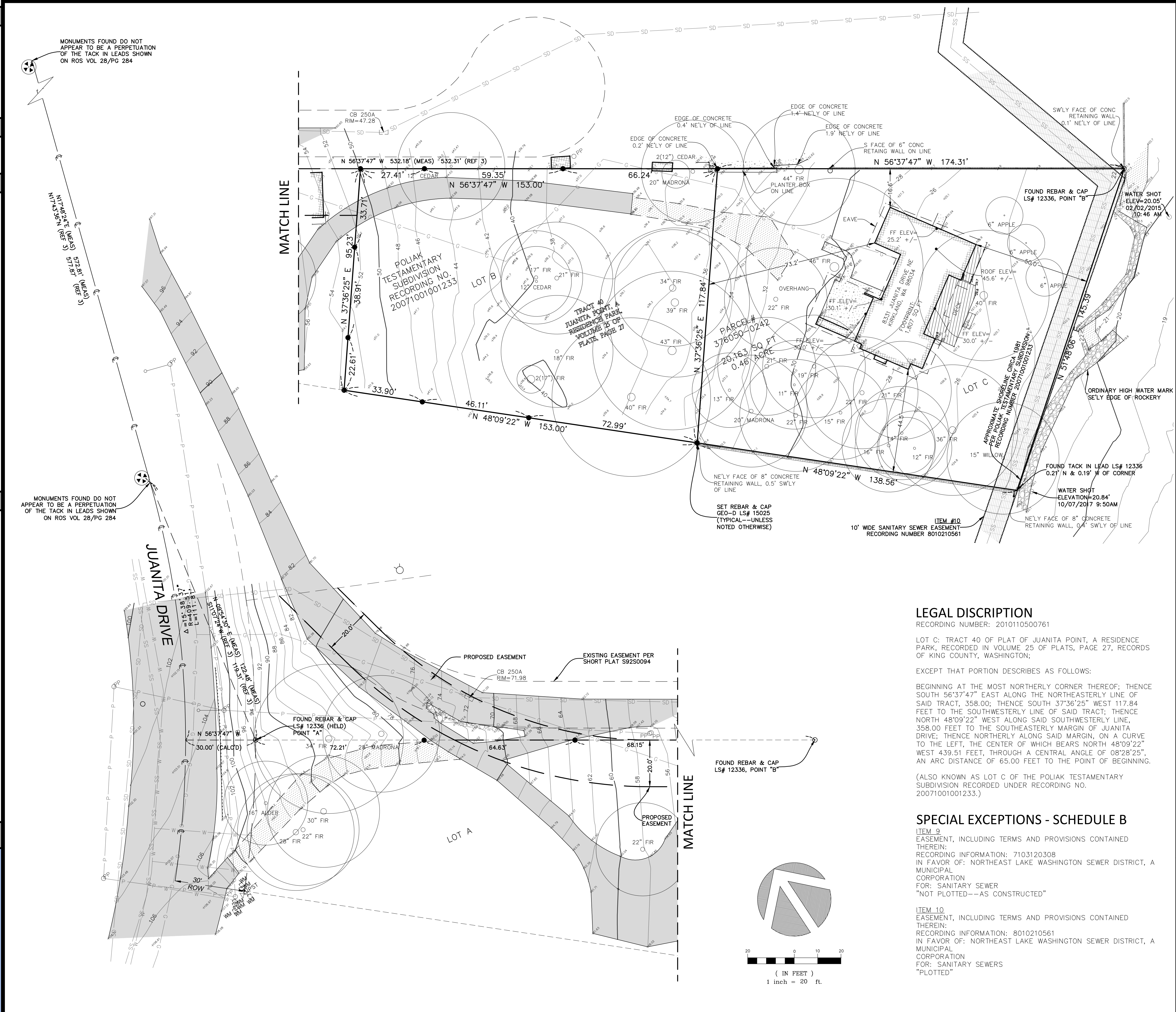
1. THE TOPOGRAPHIC SURVEY SHOWN HEREON WAS PERFORMED IN OCTOBER OF 2014. THE FIELD DATA WAS COLLECTED AND RECORDED ON MAGNETIC MEDIA THROUGH AN ELECTRONIC THEODOLITE. THE DATA FILE IS ARCHIVED ON DISC OR CD. WRITTEN FIELD NOTES MAY NOT EXIST. CONTOURS ARE SHOWN FOR CONVENIENCE ONLY. DESIGN SHOULD RELY ON SPOT ELEVATIONS.
2. BURIED UTILITIES SHOWN BASED ON RECORDS FURNISHED BY OTHERS AND VERIFIED WHERE POSSIBLE IN THE FIELD. GEODIMENSIONS ASSUMES NO LIABILITY FOR THE ACCURACY OF THOSE RECORDS OR ACCEPT RESPONSIBILITY FOR UNDERGROUND LINES WHICH ARE NOT MADE PUBLIC RECORD. FOR THE FINAL LOCATION OF EXISTING UTILITIES IN AREAS CRITICAL TO DESIGN CONTACT THE UTILITY OWNER/AGENCY. AS ALWAYS, CALL 1-800-424-5555 BEFORE CONSTRUCTION.
3. SUBJECT PROPERTY TAX PARCEL NO. 376050-0242
4. SUBJECT PROPERTY AREA PER THIS SURVEY IS 20,163± S.F. 0.4629± ACRES)
5. THIS SURVEY WAS PERFORMED WITH REFERENCE TO A TITLE REPORT FROM FIRST AMERICAN TITLE, COMMITMENT NO.: 4209-2240237,
6. INSTRUMENTATION FOR THIS SURVEY WAS A TRIMBLE ELECTRONIC DISTANCE MEASURING UNIT. PROCEDURES USED IN THIS SURVEY WERE DIRECT AND REVERSE ANGLES, NO CORRECTION NECESSARY. MEETS STATE STANDARDS SET BY WAC 332-130-090.
7. UNDERGROUND UTILITY LOCATIONS ARE ONLY APPROXIMATE. FOR ACCURATE LOCATIONS A UTILITY LOCATING SERVICE MUST BE HIRED TO VERIFY ACTUAL UTILITY LOCATIONS.

## LEGEND

- |  |  |
|--|--|
|  | ASPHALT SURFACE  |
|  | BUILDING<br>CENTERLINE ROW   |
|  | CONCRETE SURFACE   |
|  | CONCRETE WALL  |
|  | DECK   |
|  | EASEMENT--ITEM #10   |
|  | FIRE HYDRANT   |
|  | GAS LINE<br>GAS VALVE  |
|  | GRAVEL SURFACE   |
|  | GUARDRAIL<br>INLET (TYPE 250A)<br>NAIL AS NOTED                              |
|  | MAILBOX  |
|  | MONUMENT (FOUND)   |
|  | P  |
|  | P  |
|  | PP   |
|  | PP   |
|  | POWER POLE W/ LIGHT<br>REBAR AS NOTED--FOUND<br>REBAR & CAP--SET (LS# 15025) |
|  | ROCKERY  |
|  | SS   |
|  | SEWER LINE<br>SEWER MAINTENANCE  |
|  | SD   |
|  | STAKE TYPE<br>TREE (AS NOTED)  |
|  | W  |
|  | WM   |
|  | WATER LINE<br>WATER METER  |

VICINITY MAP  
NTS

TOPOGRAPHIC & BOUNDARY SURVEY



RECORDING NUMBER: 2010110500761

LOT 2, TRACT 10 OF BLK 25, HAWAII POINT, A RESERVE

LOT C: TRACT 40 OF PLAT OF JUANITA POINT, A RESIDENCE PARK, RECORDED IN VOLUME 25 OF PLATS, PAGE 27, RECORDS OF KING COUNTY, WASHINGTON;

BEGINNING AT THE MOST NORTHERLY CORNER THEREOF, THENCE

BEGINNING: A.M.C. 105° NORTHERLY CORNER, THENCE, THENCE SOUTH 56°37'47" EAST ALONG THE NORTHEASTERLY LINE OF SAID TRACT, 358.00'; THENCE SOUTH 37°36'25" WEST 117.84 FEET TO THE SOUTHWESTERLY LINE OF SAID TRACT; THENCE NORTH 48°09'22" WEST ALONG SAID SOUTHWESTERLY LINE, 358.00 FEET TO THE SOUTHEASTERLY MARGIN OF JUANITA DRIVE; THENCE NORTHERLY ALONG SAID MARGIN, ON A CURVE TO THE LEFT, THE CENTER OF WHICH BEARS NORTH 48°09'22" WEST 439.51 FEET, THROUGH A CENTRAL ANGLE OF 08°28'25", AN ARC DISTANCE OF 65.00 FEET TO THE POINT OF BEGINNING.

SPECIAL EXCPTIONS SCHEDULE B

ITEM 9  
EASEMENT, INCLUDING TERMS AND PROVISIONS CONTAINED THEREIN.

RECORDING INFORMATION: 7103120308  
IN FAVOR OF: NORTHEAST LAKE WASHINGTON SEWER DISTRICT, A  
MUNICIPAL  
CORPORATION  
FOR: SANITARY SEWER  
"NOT PLOTTED--AS CONSTRUCTED"

RECORDING INFORMATION: 8010210561  
IN FAVOR OF: NORTHEAST LAKE WASHINGTON SEWER DISTRICT, A  
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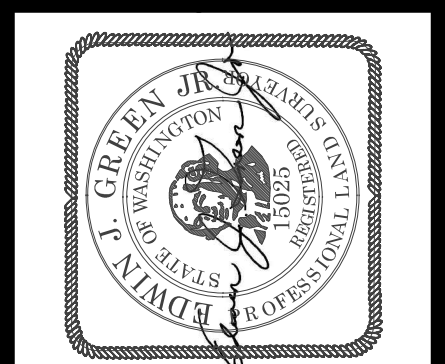
measure success

<p><b>TOPOGRAPHIC &amp; BOUNDARY SURVEY</b></p> <p>SW 1/4 OF THE NW 1/4 OF SEC. 31, T19P. 26N., R9E. 05E., W.M.</p> <p>TAX PARCEL NO. 376050-0242</p>	<p><b>EVANS RESIDENCE</b></p> <p>8331 JUANITA DRIVE NE</p> <p>KIRKLAND, WASHINGTON</p>
---	--

PHIPIC & BOUNDARY SURVEY  
NW 1/4 OF SEC. 31, TWP. 26N., RGE. 05E., W.M.

EVANS RESIDENCE

8337 JUANITA A DRIVE NE  
KIRKLAND, WASHINGTON



**GeoDimensions**

GeoDimensions, Inc., 10801 Main Street, Suite 102, Bellevue, WA 98004  
 phone 425.458.4488  
 support@geodimensions.net  
[www.geodimensions.net](http://www.geodimensions.net)

10801 Main Street, Suite 102, Bellevue, WA 98004  
phone 425.458.4488 support@geodimensions.net  
[www.geodimensions.net](http://www.geodimensions.net)

JOB NUMBER:	141282-F
DATE:	7/9/2015
DRAFTED BY:	TMC

CHECKED BY:	EJG/SRM
SCALE:	1"= 20'

#### REVISION HISTORY




SHEET NUMBER

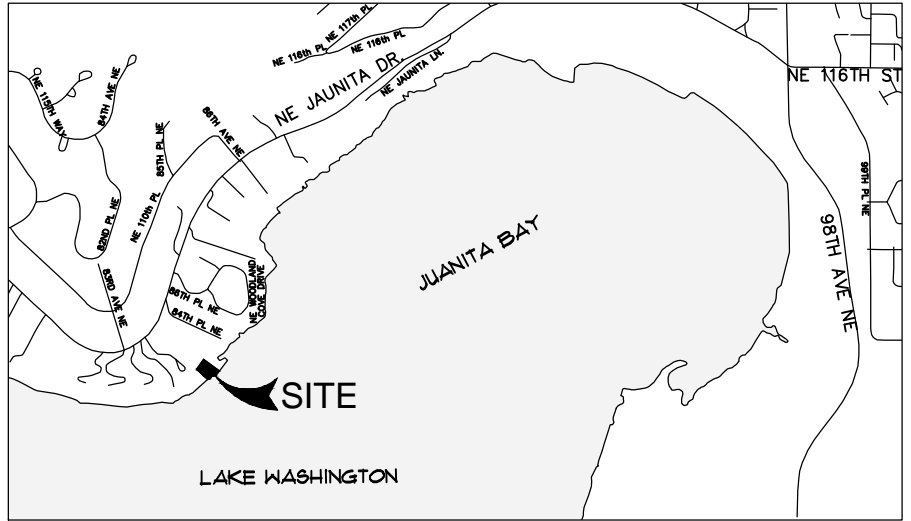
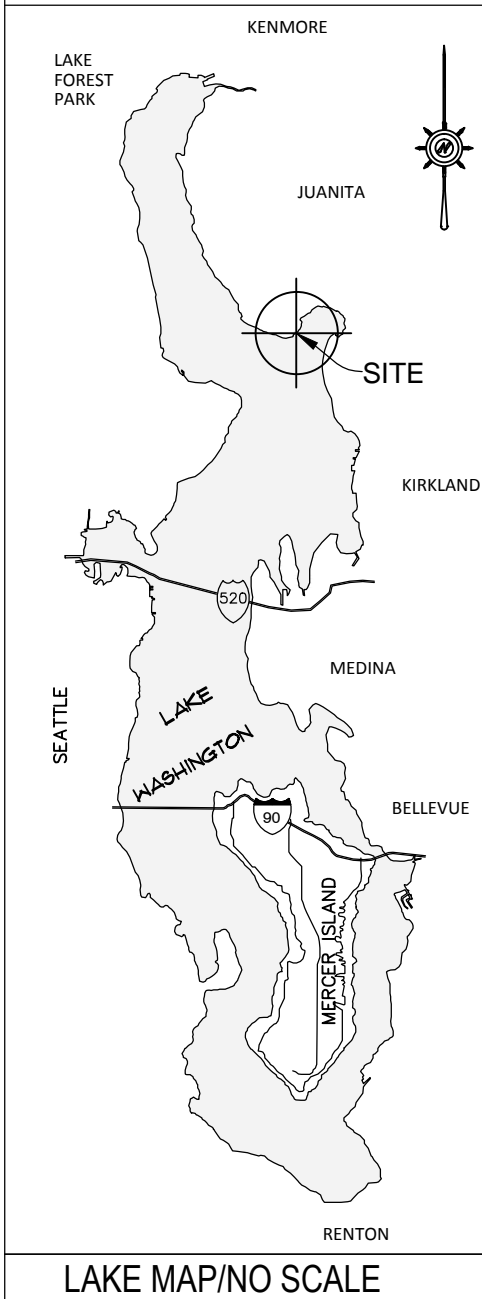
1 OF 2







# EVANS DOCK



## VICINITY MAP

NOT TO SCALE



1/4 SEC: NW-31-26-5

LAT: 47° 41' 52.1880"

LONG: -122° 13' 39.3240"

DECIMAL CONVERSION:

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LONG: -122.22759

LEGAL DESCRIPTION:

(PARCEL No. 3760500242)

SEE PAGE 2 FOR LEGAL DESCRIPTION.

SHEET INDEX:

1. COVER PAGE
2. LEGAL DESCRIPTION
3. EXISTING SITE PLAN
4. EXISTING PLAN VIEW
5. PROPOSED PLAN VIEW
6. PROPOSED ELEVATION
7. PROPOSED FRAMING PLAN
8. PROPOSED TOP VIEW AND SECTION DETAIL
9. CONSTRUCTION DETAILS
10. MITIGATION PLAN VIEW

11. BEACH PLAN VIEW
12. BEACH SECTION
13. BEACH DETAILS

PAGE 1 of 13

APPLICANT: EVANS, DALLAS  
SITE ADD. 8331 JUANITA DR NE  
KIRKLAND, WA 98034  
MAIL ADD. SAME AS ABOVE  
PAGE: 1 OF 13 DATE: 7/21/15

ADJACENT OWNERS:  
 ① MCCracken, Annie L  
 8339 Juanita Dr NE  
 ② Osborn, Simeon J  
 8321 NE Juanita Dr  
 LOCAL JURISDICTION:  
 THE CITY OF KIRKLAND

PROPOSED: CONSTRUCT A DOCK. REMOVE PORTION OF THE BULKHEAD AND CREATE A MORE NATURAL BEACH.

PURPOSE: CREATE MOORAGE  
DATUM: C.O.E



MARINE RESTORATION &amp; CONSTRUCTION LLC

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FOR: SANITARY SEWER

"NOT PLOTTED--AS CONSTRUCTED"

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FOR: SANITARY SEWERS

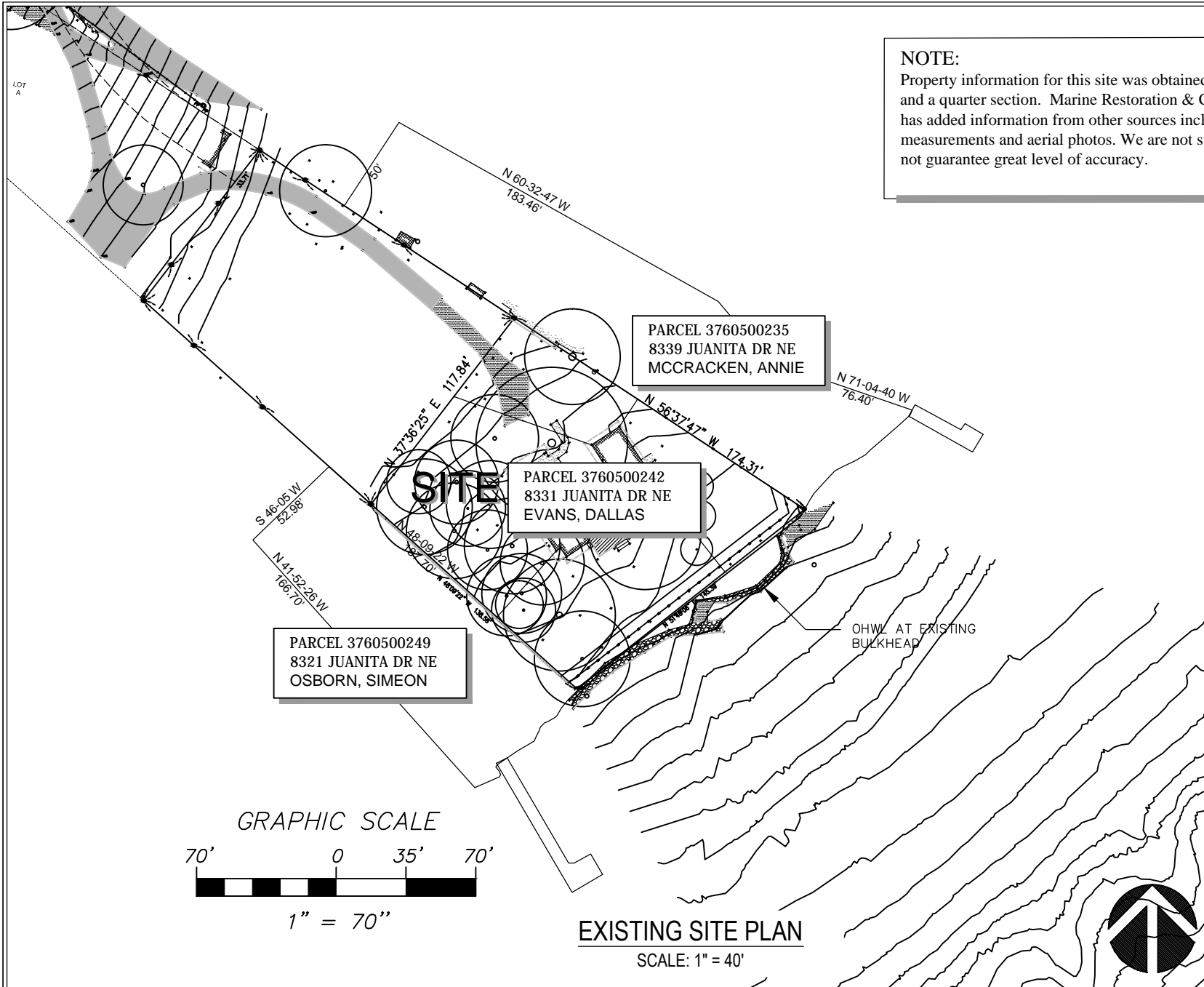
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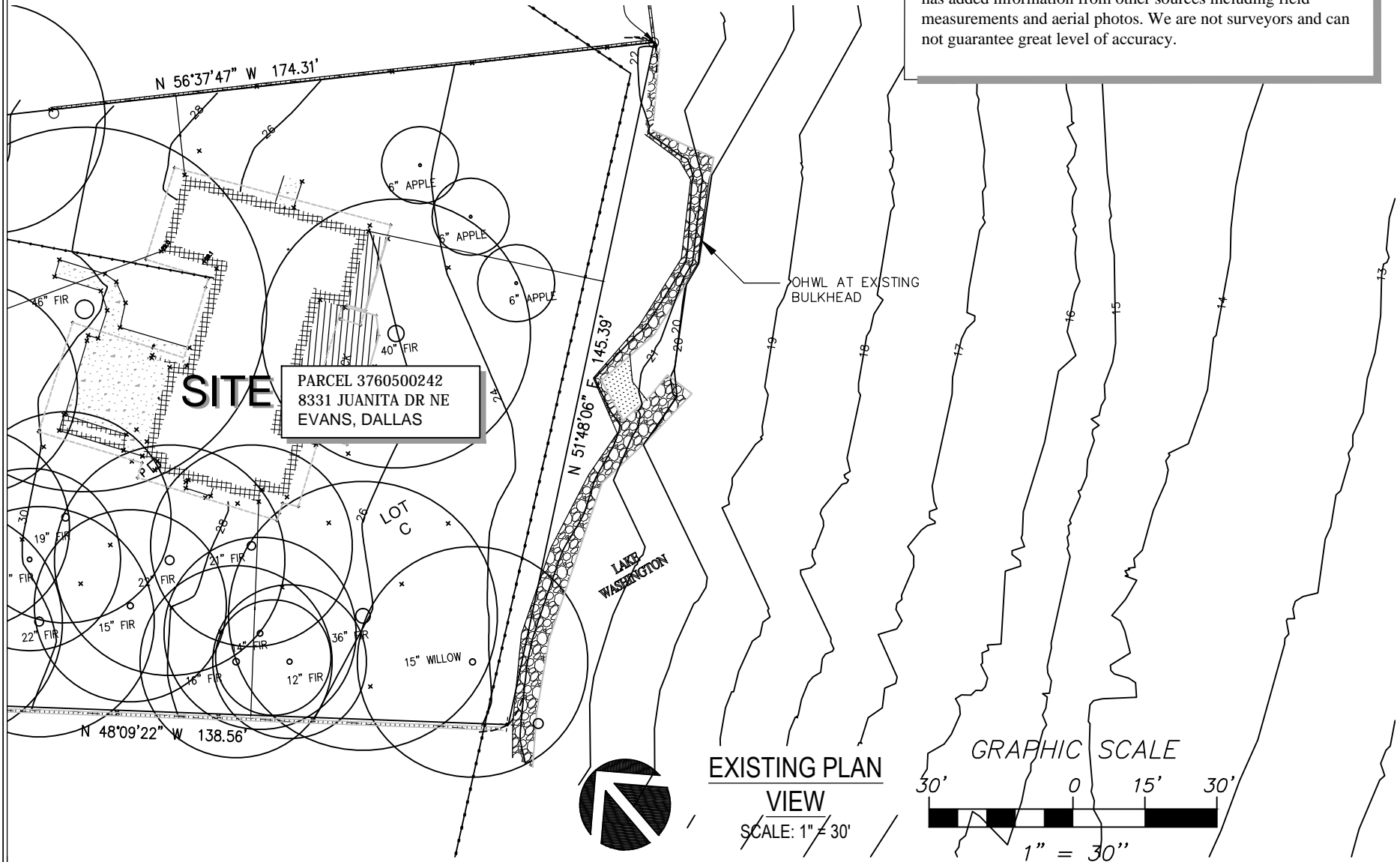
FAX: (425) 576-8669

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**NOTE:**

Property information for this site was obtained from a survey and a quarter section. Marine Restoration & Construction LLC has added information from other sources including field measurements and aerial photos. We are not surveyors and can not guarantee great level of accuracy.



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PLOT DATE: 22 July 2015



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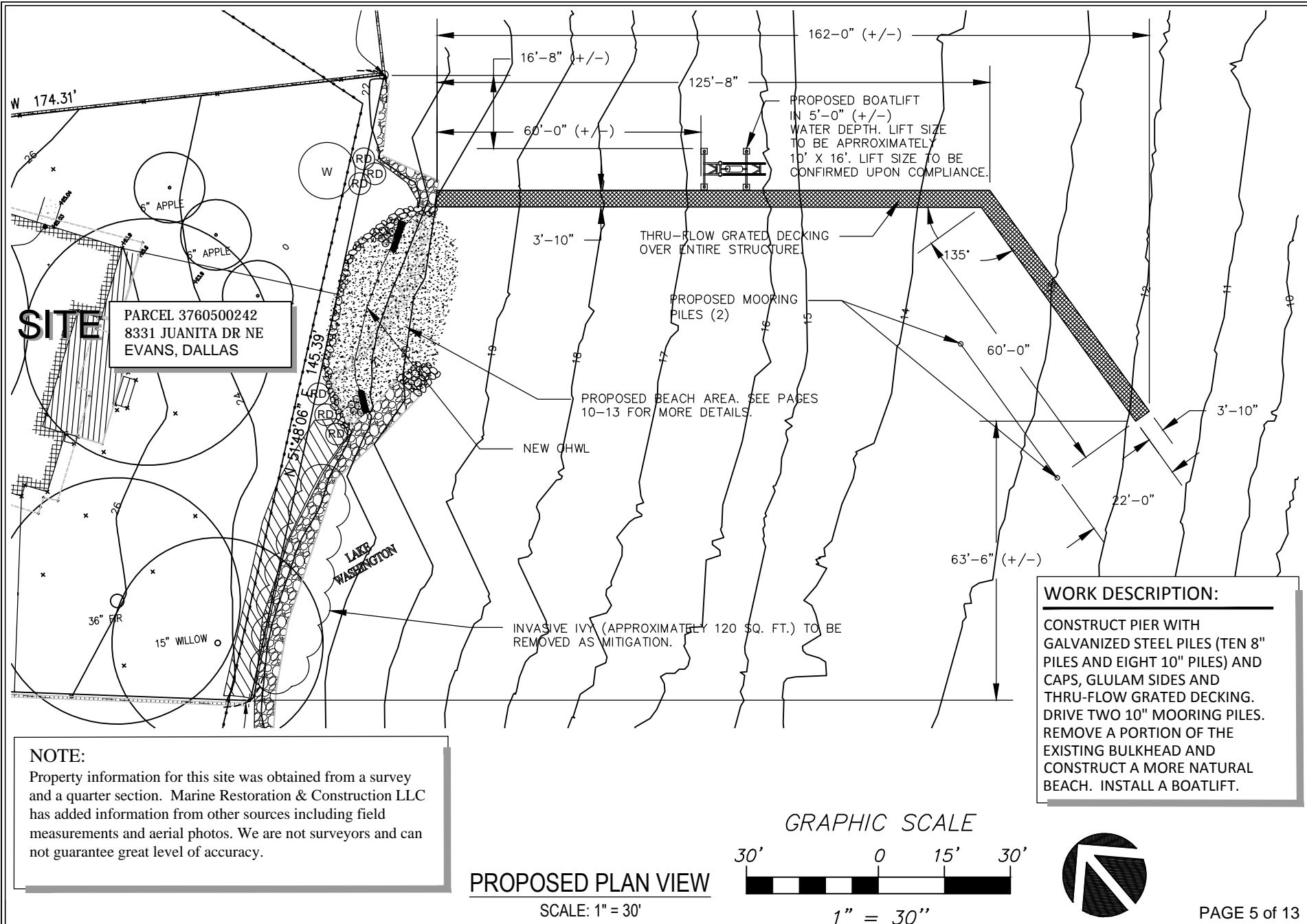
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PLOT DATE: 22 July 2015



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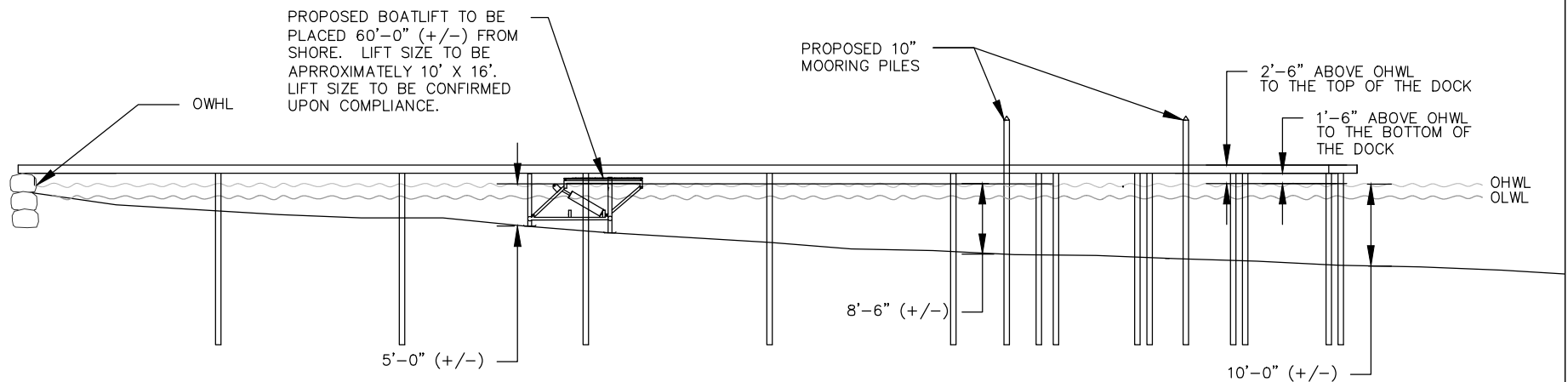
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### WORK DESCRIPTION:

CONSTRUCT PIER WITH GALVANIZED STEEL PILES (TEN 8" PILES AND EIGHT 10" PILES) AND CAPS, GLULAM SIDES AND THRU-FLOW GRATED DECKING. DRIVE TWO 10" MOORING PILES. REMOVE A PORTION OF THE EXISTING BULKHEAD AND CONSTRUCT A MORE NATURAL BEACH. INSTALL A BOATLIFT.



### PROPOSED ELEVATION VIEW

SCALE: 1' = 20'

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PLOT DATE: 22 July 2015



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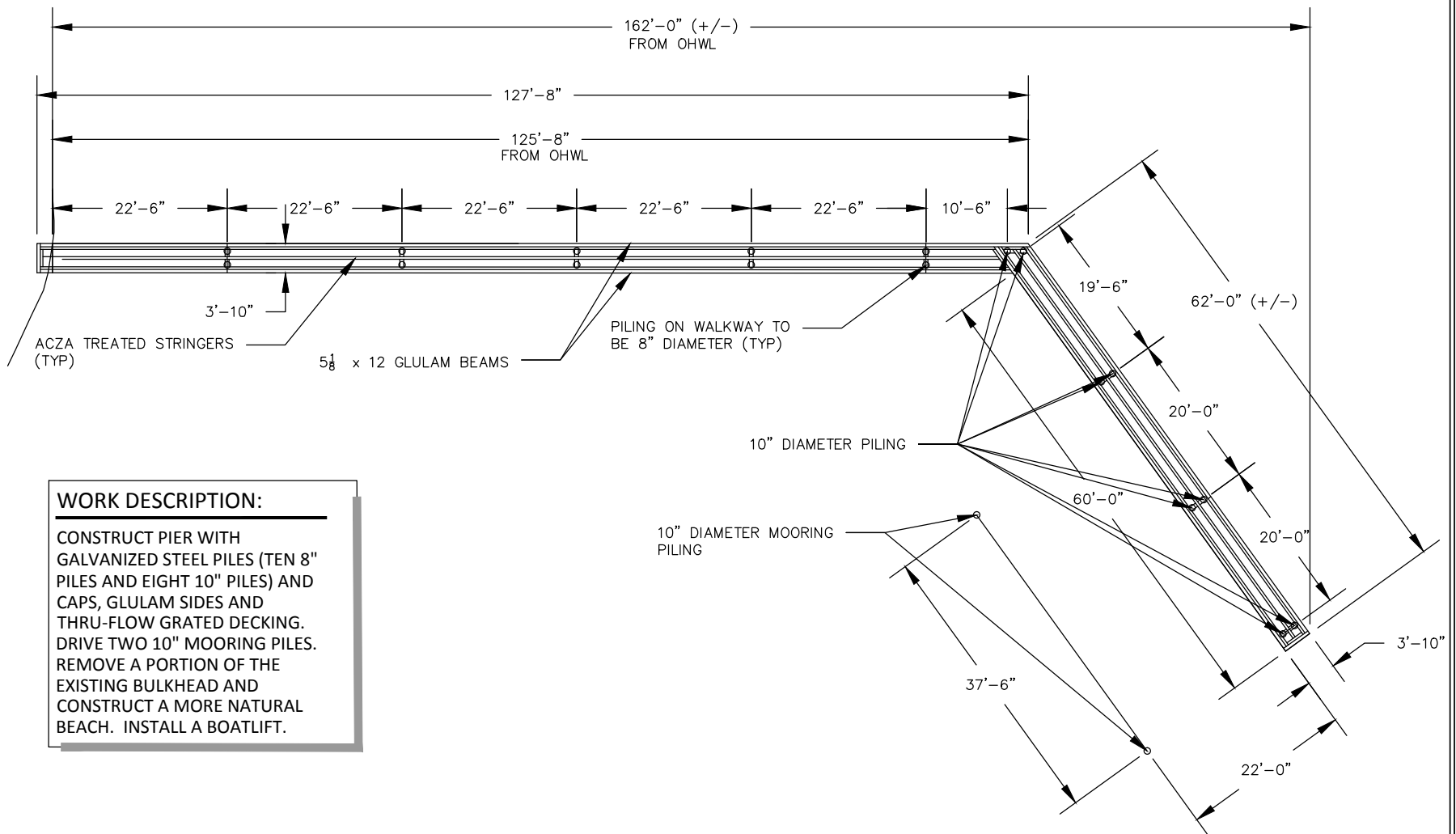
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#### WORK DESCRIPTION:

CONSTRUCT PIER WITH GALVANIZED STEEL PILES (TEN 8" PILES AND EIGHT 10" PILES) AND CAPS, GLULAM SIDES AND THRU-FLOW GRATED DECKING. DRIVE TWO 10" MOORING PILES. REMOVE A PORTION OF THE EXISTING BULKHEAD AND CONSTRUCT A MORE NATURAL BEACH. INSTALL A BOATLIFT.

#### PROPOSED FRAMING PLAN

SCALE: 1" = 20'

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PLOT DATE: 22 July 2015



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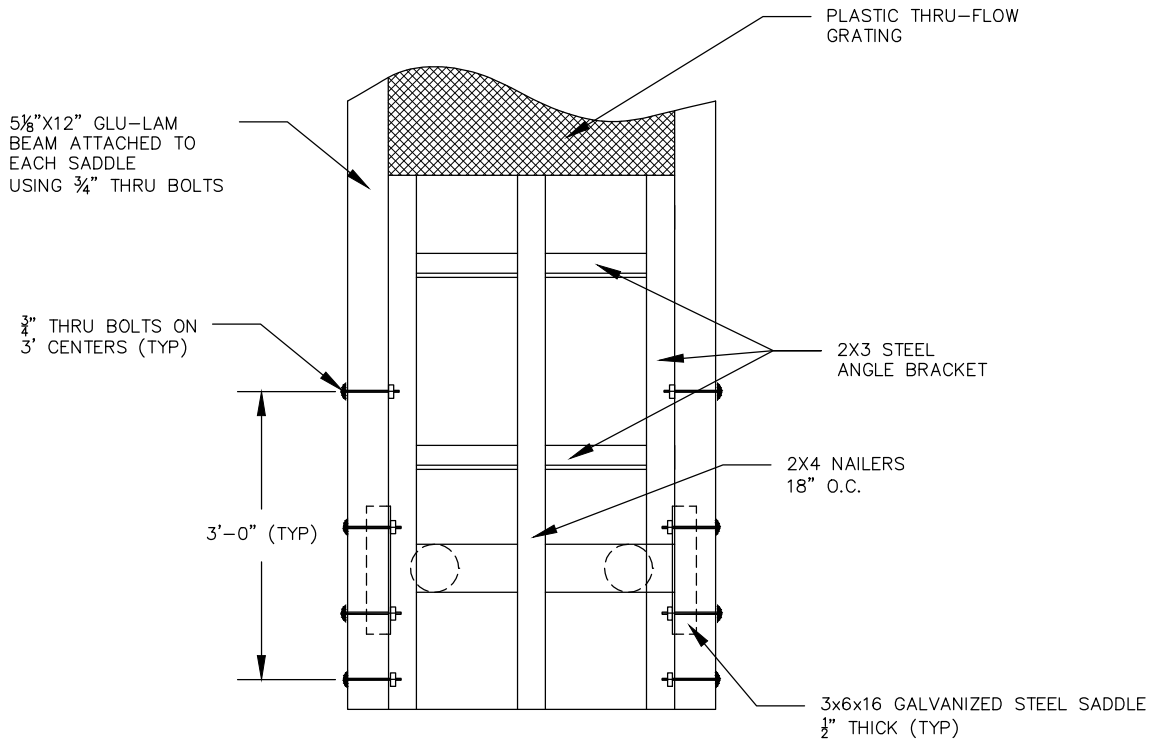
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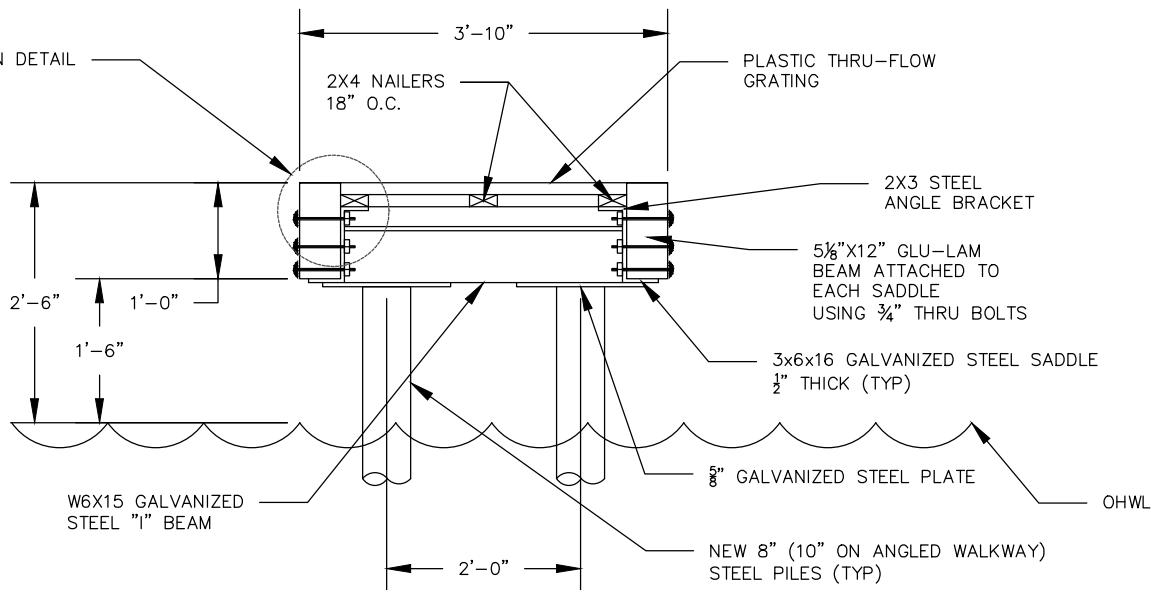
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## PROPOSED TOP VIEW

SCALE: 1/2" = 1'-0"



SEE CONNECTION DETAIL ON PAGE 9.

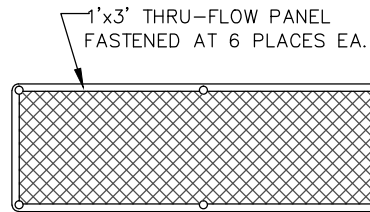


## PROPOSED SECTION DETAIL

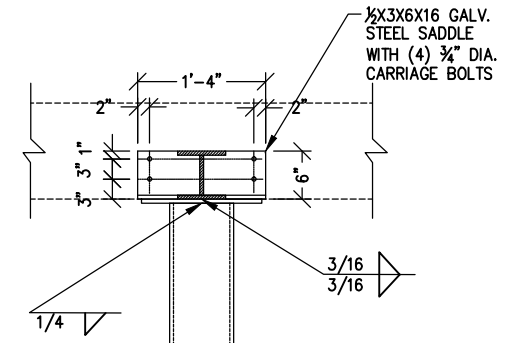
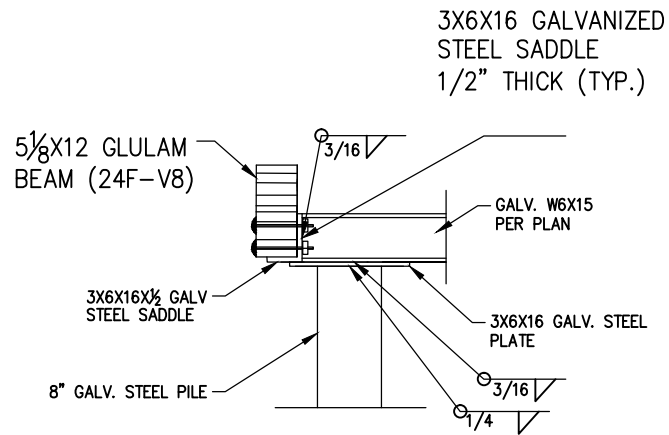
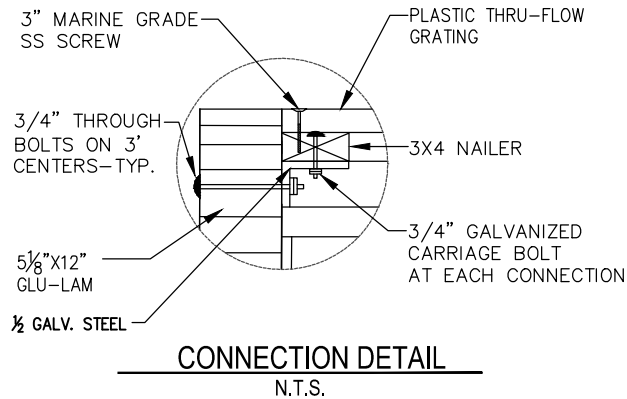
SCALE: 1/2" = 1'-0"

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THRU-FLOW GRATED PANEL  
N.T.S.

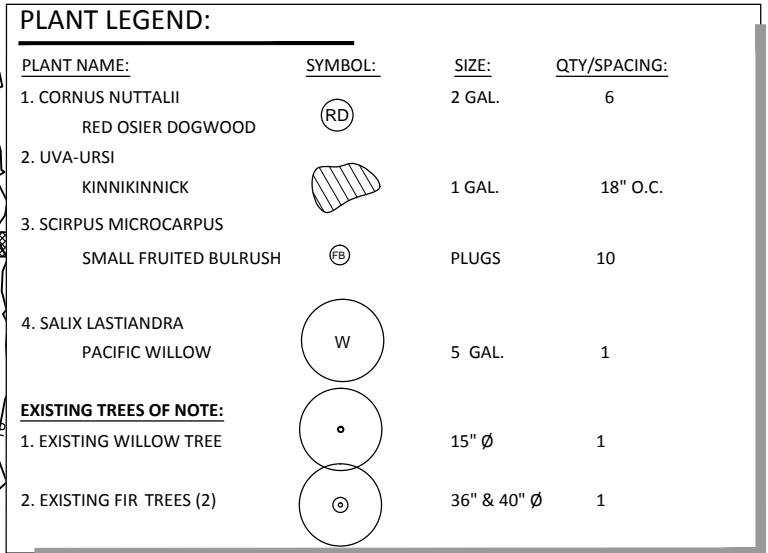


## CONNECTION DETAIL

NOT TO SCALE







THE EXISTING 15" DIAMETER  
WILLOW TREE OVERHANGS MUCH  
OF THE SOUTHERN SHORELINE.  
ONLY KINNIKINNICK IS PROPOSED  
TO BE PLANTED ALONG THIS  
SECTION OF THE SHORELINE IN  
ORDER TO PROTECT THE WILLOW  
TREE.



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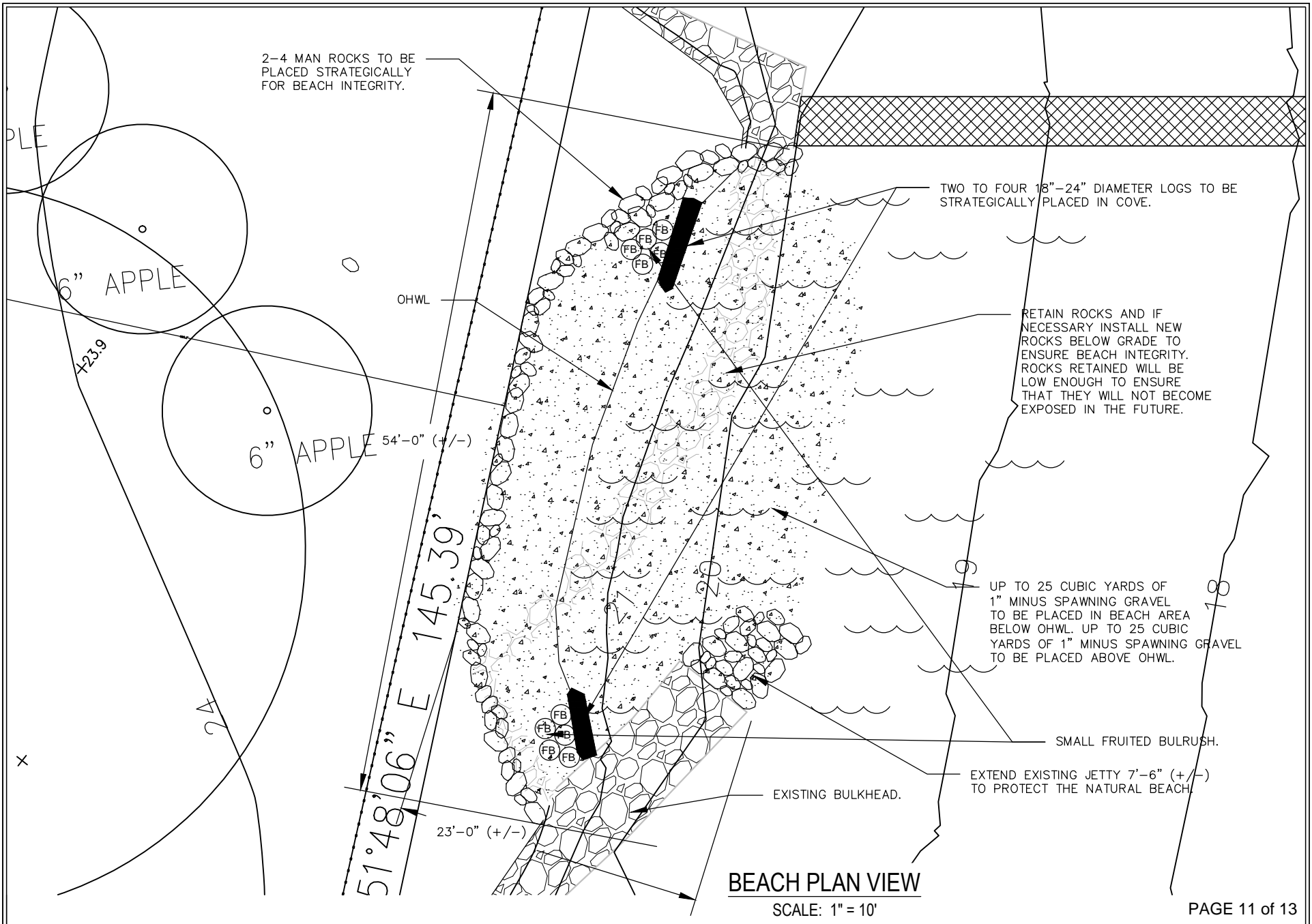
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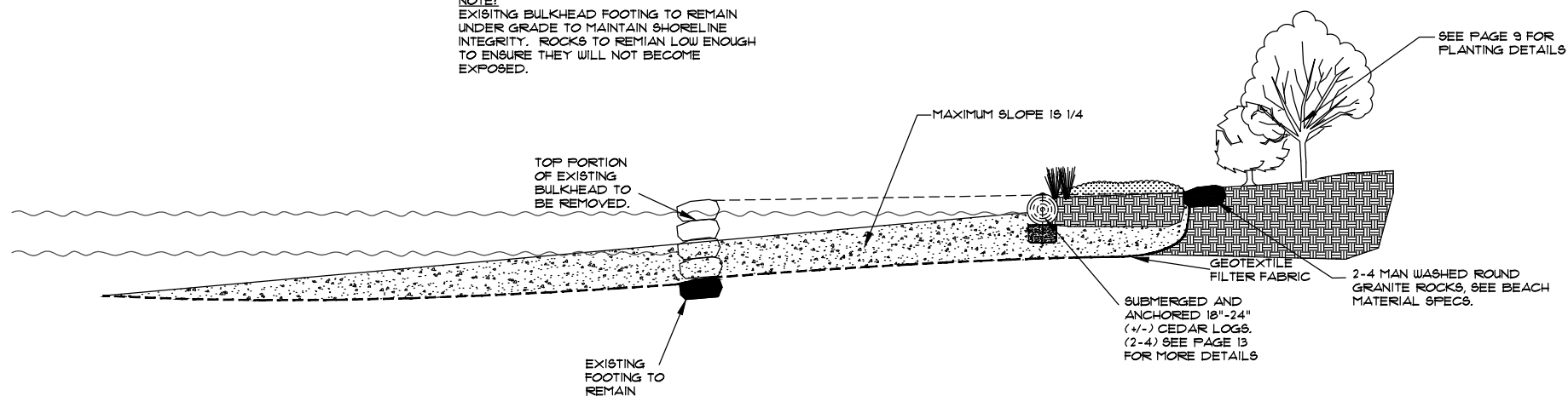
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NOTE:  
EXISTING BULKHEAD FOOTING TO REMAIN  
UNDER GRADE TO MAINTAIN SHORELINE  
INTEGRITY. ROCKS TO REMAIN LOW ENOUGH  
TO ENSURE THEY WILL NOT BECOME  
EXPOSED.



NOTE:  
FOOTING SIZE AND SHAPE ARE SHOWN FOR  
GRAPHIC REPRESENTATION ONLY. ACTUAL  
FOOTING DIMENSIONS ARE UNKNOWN.

# PROPOSED BEACH SECTION SCALE: NTS



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## EVANS BEACH DETAILS

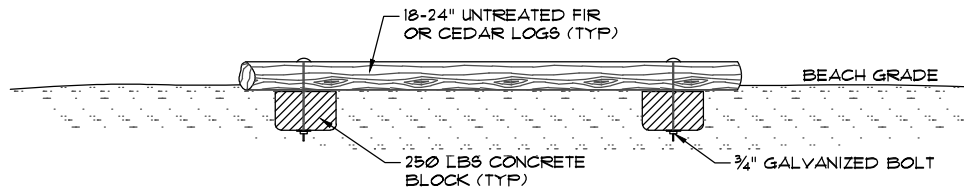
### SPECIFICATIONS:

ROCKS: ROCKS WILL BE 2-4 MAN HAND SELECTED ROUND WASHED GRANITE. EXACT LOCATION OF ROCKS IN BEACH TO BE DETERMINED UPON INSTALLATION. APPROXIMATE LOCATION SHOWN.

BEACH MATERIAL: APPROX. 50 CUBIC YARDS TOTAL. MAXIMUM OF 25 CUBIC YARDS OF 1" MINUS SPAWNING GRAVEL TO BE PLACED WATERWARD OF THE ORDINARY HIGH WATER MARK, AND UP TO 25 CUBIC YARDS OF 1" MINUS SPAWNING GRAVEL IS TO BE PLACED IN FRONT OF EXISTING BULKHEAD ABOVE THE ORDINARY HIGH WATER MARK.

SILT PREVENTION. A SILT CURTAIN WILL BE PLACED IN THE WORK AREA ON WATER SIDE OF THE EXISTING BULKHEAD THE ENTIRE TIME TH BEACH IS BEING CONSTRUCTED AND DURING PLACEMENT OF BEACH GRAVEL AND ROCKS.

BEACH LOGS: QUANTITY APPROX 2-4  
UNTREATED CEDAR  
18-24" (+/-) DIAMETER APPROX. 4' - 8' LONG  
ANCHORING: APPROX. 250 LB BLOCKS OF CONCRETE TO BE BOLTED TO BOTTOM OF LOGS WITH 3/4" GALVANIZED THRU BOLTS. CONCRETE IS BURIED BELOW GRADE.



### CONSTRUCTION SEQUENCE

1. MOBILIZE EQUIPMENT TO SITE.
2. ERECT EROSION CONTROL
3. ERECT SITE PROTECTION
4. EXCAVATE BULKHEAD
5. PLACE FITLER FABRIC
6. SET GRANITE ROCKS, LOGS, AND GRAVEL FOR BEACH
7. EXCAVATE AND REMOVE EXISTING BULKHEAD
8. IMPORT AND PLACE GRAVEL
9. FINAL GRADING
10. PLANT VEGETATION
11. REMOVE SILT CURTAIN AND EROSION CONTROL

